

17 Newton Avenue, Warragul, Vic 3820

Residential Land For Sale

Tuesday, 23 January 2024

Right Key

17 Newton Avenue, Warragul, Vic 3820

Area: 568 m2

Type: Residential Land



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\$299,000-\$327,000

Welcome to "Waterford Rise" a prime piece of real estate at 17 Newton Avenue, Warragul – an expansive land parcel spanning 568m² with a generous 17m frontage. This vacant lot presents an exceptional opportunity for those looking to build their dream home in a highly desirable location, offering not only a canvas for architectural creativity but also close proximity to essential amenities.

Key Features of 17 Newton Avenue Warragul:

- **Land Size:** 568m² (17m x 33.4m)
- **Topography:** Flat terrain
- **Fencing:** Fully fenced for privacy and security
- **Location Advantages:**
 - Close proximity to parklands, walking tracks, and sporting reserves.
 - Only 2km to the Warragul Country Club
 - A mere 3.3km to Warragul CBD
 - Schools:** Families with a focus on education will appreciate the convenience of having esteemed schools within easy reach. The close proximity ensures that your children have access to quality education without the hassle of long commutes.
 - Healthcare:** Ensuring the well-being of your family is made easy with the proximity to Warragul hospital or medical Centre. Emergency medical services and routine healthcare needs are readily accessible, providing peace of mind for residents.
 - Markets and Shopping:** Embark on a convenient shopping experience with nearby markets and shopping Centre. This allows for stress-free grocery shopping and the enjoyment of leisurely retail therapy, enhancing the overall convenience of daily life.
 - Amenities:** Beyond the boundaries of your future home, enjoy the convenience of various amenities, parks, recreational facilities, or cultural attractions. The neighborhood is designed to cater to diverse interests, ensuring a well-rounded lifestyle for residents.
 - Transportation:** With a strategic location, this land parcel ensures easy access to transportation options, including freeway access to Melbourne and Traralgon, train station and bus service. Commuting to work or exploring the surrounding areas is made effortless, adding to the appeal of this well-located property.

Seize the opportunity to create your dream home on this 568m² land with a 17m frontage at 17 Newton Avenue, Warragul. This blank canvas invites you to envision and build the perfect living space in a community that offers the best of both convenience and tranquility. Contact us today to explore the potential of this prime piece of real estate and turn your vision into reality.

Right Key Real Estate
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